

**COMMUNITY PRESERVATION COMMITTEE
TOWN OF NEEDHAM, MASSACHUSETTS**

**Minutes of Meeting
December 10, 2014**

PRESENT: Lita Young - Chair, Robert Boder, Mark Gluesing, Reg Foster, Peter Oehlkers, Mike Retzky, Sam Bass Warner

ABSENT: Gary Crossen – Vice Chair

STAFF: Patricia Carey, Staff Liaison

GUEST: Connie Barr, School Committee Representative

Ms. Young called the meeting to order at 7:30 PM in the Highland Room at Town Hall.

Chairman's Updates: Ms. Young welcomed new member Peter Oehlkers, representing the Conservation Commission. Ms. Young discussed all of the proposals submitted by Town boards and departments with Town Manager Kate Fitzpatrick earlier this week. She noted that Ms. Fitzpatrick will have additional information on the rail trail request as she gets closer to putting the project out to bid. The cost of steel varies, and is an important component of the funding for the project.

Determination of Eligibility: Ms. Young asked the CPC to review each project under the rules of the legislation to determine whether it is eligible to be considered for funding. Those that are eligible will have a liaison appointed to work with the proponents and gather information to help the CPC determine later in the winter whether to recommend for funding to Town Meeting.

FY2015-1 Rosemary Pool

This request is for \$1,000,000 design funds for a full rehabilitation of the Rosemary Pool Complex, requested under Open Space and Recreation. Mr. Boder asked if the building was eligible, and Ms. Young said that anything auxiliary to the functions of the pool was eligible. **Mr. Gluesing made a motion that this proposal was eligible for CPA funding. The motion was seconded by Mr. Foster and was approved.**

FY2015-2 Newman Athletic Fields

This request is for \$1,527,000 construction funds for a full renovation of the Newman athletic fields, requested under Open Space and Recreation. **Mr. Gluesing made a motion that this proposal was eligible for CPA funding. The motion was seconded by Mr. Warner and was approved.**

FY2015-3 Eastman Conservation Area

This request is for \$800,000 construction funds for a full renovation of the Eastman Conservation area at Newman, requested under Open Space and Recreation. **Mr. Gluesing made a motion that this proposal was eligible for CPA funding. The motion was seconded by Mr. Foster and was approved.**

FY2015-4 Mills Field Park Improvements

This request is for \$510,000 construction funds for park improvements at Mills Field, requested under Recreation. **Mr. Gluesing made a motion that this proposal was eligible for CPA funding. The motion was seconded by Mr. Warner and was approved.**

FY2015-5 Ridge Hill – Student Conservation Association

This request is for \$10,000 to fund the Student Conservation Association trails projects including the Ridge Hill Loop, requested under Open Space and Recreation. **Mr. Gluesing made a motion that this proposal was eligible for CPA funding. The motion was seconded by Mr. Warner and was approved.**

FY2015-6 Canoe Launch Improvements

This request is for \$30,000 design funds for improvements to the existing canoe launch on South Street, requested under Open Space and Recreation. **Mr. Gluesing made a motion that this proposal was eligible for CPA funding. The motion was seconded by Mr. Foster and was approved.**

FY2015-7 Rail Trail Improvements

This request is for \$100,000 construction funds for the creation of the rail trail, requested under Recreation. Ms. Young explained that the Bay Colony Rail Trail Association has raised funds, but without knowing how the bids will be returned, it is not known if enough money was raised. Mr. Foster asked why the Town Manager was the applicant, and Ms. Carey explained that the lease of the property was under the Board of Selectmen. **Mr. Gluesing made a motion that this proposal was eligible for CPA funding. The motion was seconded by Mr. Foster and was approved.**

FY2015-8 Chapel Village at Needham Center

This request is for \$400,000 design funds for the proposed new mixed-use building in Needham Center including affordable rental units, requested under Community Housing. Mr. Foster noted that Rich Gatto has been a driving force for the creation of affordable housing in Needham. **Mr. Foster made a motion that this proposal was eligible for CPA funding. The motion was seconded by Mr. Gluesing and was approved.**

FY2015-9 Needham High Steinway Grand Piano

This request is for \$26,000 for the preservation of the 1908 Steinway grand piano, requested under Historic Preservation. It was difficult to determine the eligibility of the proposal as the application did not include the input of the Needham Historical Commission on the historic value of the piano to the community, a requirement of the legislation. **Mr. Gluesing made a motion that this proposal was not currently eligible for CPA funding. The motion was seconded by Mr. Foster. There were 6 votes in favor of the motion and one abstention.**

FY2015-10 Purchase of Open Space

This request is for \$1,000,000 for the purchase of an open space parcel, requested under Open Space and Recreation. There is no current parcel under consideration, so this is a placeholder request. **Mr.**

Retzky made a motion that this proposal was eligible for CPA funding. The motion was seconded by Mr. Warner and was approved.

Appointment of Liasons:

FY2015-1	<i>Rosemary Pool</i> – Gary Crossen
FY2015-2	<i>Newman Athletic Fields</i> – Mark Gluesing and Peter Oehlkers
FY2015-3	<i>Eastman Conservation Area</i> – Mark Gluesing and Peter Oehlkers
FY2015-4	<i>Mills Field Park Improvements</i> – Reg Foster
FY2015-5	<i>Ridge Hill: Student Conservation Assoc</i> – Sam Bass Warner and Robert Boder
FY2015-6	<i>Canoe Launch Improvements</i> – Sam Bass Warner and Robert Boder
FY2015-7	<i>Rail Trail Improvements</i> – Sam Bass Warner and Robert Boder
FY2015-8	<i>Chapel Village at Needham Center</i> – Mike Retzky
FY2015-10	<i>Purchase of Open Space</i> – Sam Bass Warner and Robert Boder

Process and Meeting Schedule: Ms. Young reminded the CPC that their next meeting will be on Wednesday, January 14 at 7:30 PM. She asked members to review all applications and forward their questions by December 31st to Ms. Carey to compile the questions and send them to the liaisons who will then meet with the proponents to gain information and answer the questions. Available information will be reviewed at the January 14th meeting, and then it is possible that proponents will be asked to come before the CPC to answer additional questions. Mr. Foster asked that any of the prior year's questions/answers be forwarded if they are related to new proposals. Mr. Gluesing asked to have a financial update on all the "buckets" available, too. Ms. Carey will send the contacts for each proposal, as in most cases, there are working group teams that will meet with the liaisons.

Minutes: November 12, 2014: Mr. Boder asked that a clarification be made, that homes being studied for the historical inventory would not be added to the list without approval of the homeowner. Mr. Foster asked for a spelling correction. Mr. Gluesing made a motion to approve the minutes of the November 12, 2014 meeting as amended and the motion was seconded by Mr. Boder. The minutes were approved, with six in favor and one abstention.

Adjournment: Mr. Gluesing made a motion to adjourn the meeting at 8:20 PM. Mr. Foster seconded the motion and the meeting adjourned at 8:20 PM.

Respectfully submitted,

Patricia M. Carey,
Staff Liaison